



## COUNTYWIDE AUGUST 2016 DEVELOPMENT SERVICES OPEN FOR BUSINESS INDICATORS

### **BUILDING DIVISION**

Permits Issued	1,850
Inspections Performed	5,197
Certificates of Occupancy Issued	32

### **DEVELOPMENT REVIEW ENGINEERING DIVISION**

Flood Plain Reviews	14
Inspections Performed	186

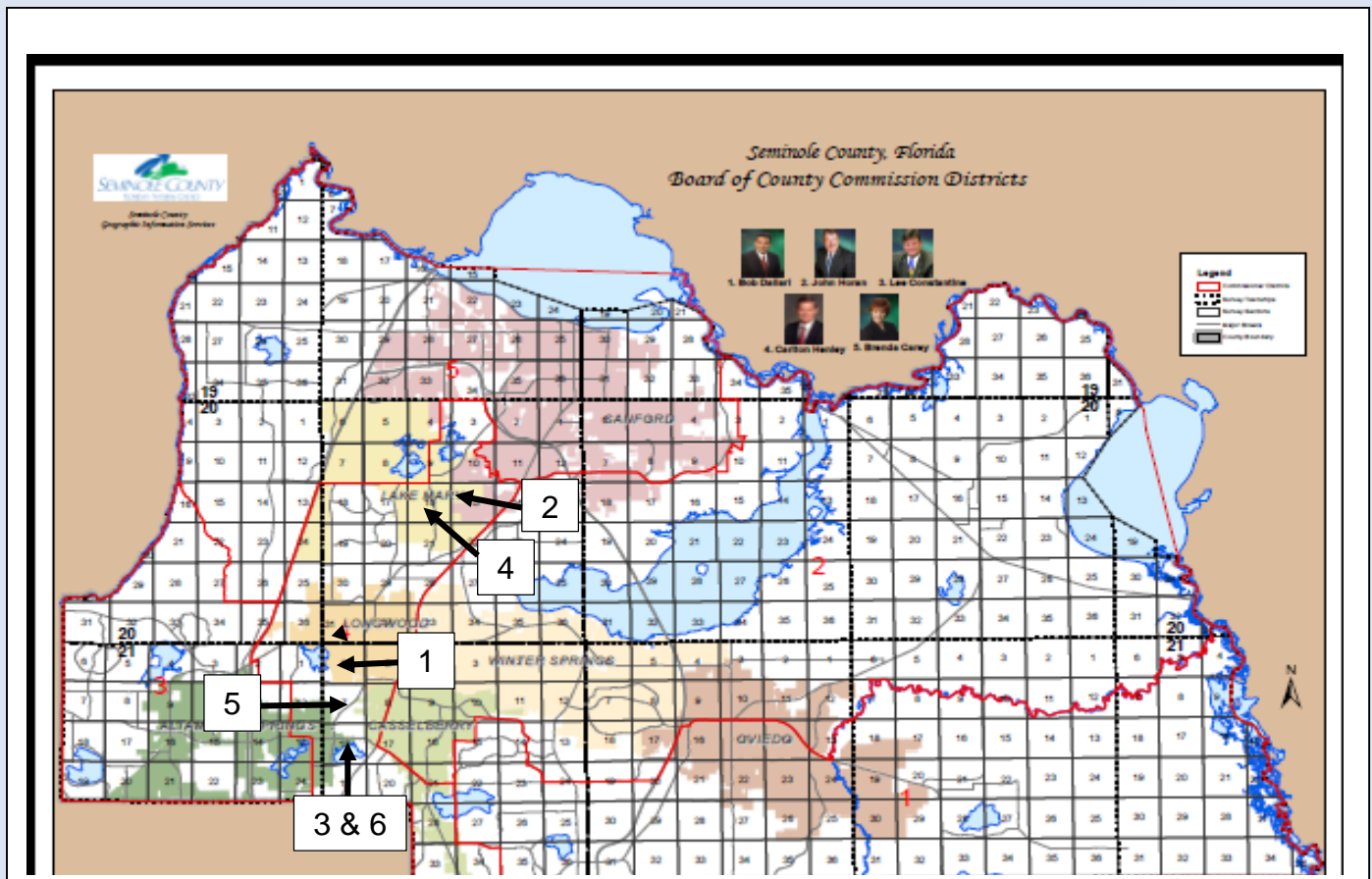
### **PLANNING AND DEVELOPMENT DIVISION**

<b>NEW APPLICATIONS RECEIVED</b>	
Pre-Applications	7
Land Use Amendments	1
Rezones	1
Rezones – PD	5
Small Site Plans	12
Site Plans	4
Subdivision – PSP	3
Subdivision – Engineering	2
Subdivision – Plats	2
Minor Plats	1
Land Split	0
Vacates	2
Special Events, Arbor, Special Exceptions, Minor Amendments	14

# DISTRICT FOUR AUGUST 2016 DEVELOPMENT SERVICES PROJECTS



## DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



**Note: Site locations are approximate**

- MILLER DR (1080) PRE-APPLICATION** – Proposed Site Plan for an indoor paintball field on 3.39 acres in the M-1 zoning district; located west of Miller Drive, south of North Street and west of Ronald Reagan Boulevard; Parcel I. D. # 07-21-30-300-005A-0000; (Les Kaltenecker, Applicant); BCC District 4 – Henley; (16-80000073); (Angi Kealhofer, Project Manager). (August 3, 2016 DRC meeting).
- PINE VIEW AVE PRE-APPLICATION** – Proposed Land Use Amendment from LDR to COM and Rezone from R-1 to Commercial/Mixed-Use for 0.5 acres; located on the northwest side of the Pine View Avenue and Angle Drive; Parcel I. D. # 22-20-30-503-0000-0180; (Bojan Sunjic, Principal Law Firm, Applicant); BCC District 4 – Henley; (16-80000068); (Brian Walker, Project Manager). (Comments Only – August 3, 2016 DRC meeting)

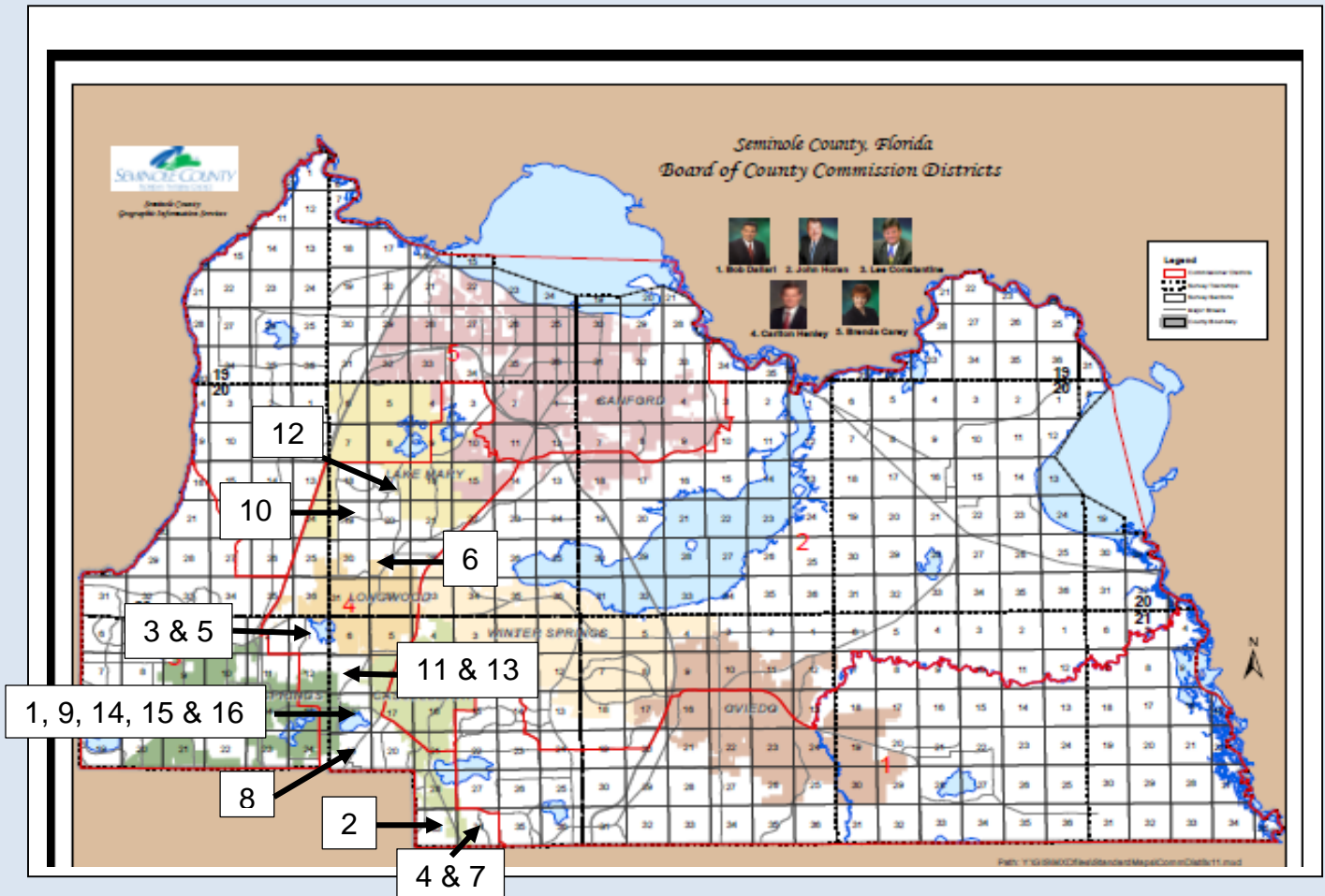
## **DRC / PRE-APPLICATIONS – Continued**

3. **SCOOTERS COFFEE PRE-APPLICATION** – Proposed Site Plan for a 1,200 square foot coffee shop with drive-thru on 0.6 acres in the PD zoning district; located on the northwest corner of S. US Highway 17-92 and Garden Edge Point; Parcel I. D. # 19-21-30-300-032A-0000; (Mike Walker, Atomic Management Group, Applicant, and John Herbert, American Civil Eng., Consultant); BCC District 4 – Henley; (16-80000070); (Joy Giles, Project Manager). (Comments Only – August 3, 2016 DRC meeting)
4. **TIMOCUAN WY (1640) PRE-APPLICATION** – Proposed Site Plan to add new concrete to an existing building on 1.05 acres in the C-3 zoning district; located on the southwest side of Timocuan Way; Parcel I. D. # 21-20-30-5AP-0000-064T; (Dave Williams, DJ Williams Inc., Applicant); BCC District 4 – Henley; (16-80000077); (Angi Kealhofer, Project Manager). (August 17, 2016 DRC meeting)
5. **PINTER PD LOT 2 - STORAGE POINT WAREHOUSE FINAL DEVELOPMENT PLAN AS AN ENGINEERED SITE PLAN** – Proposed PD Final Development Plan as an Engineered Site Plan for self-storage warehouses on 2.44 acres; located southeast of E. Altamonte Drive and Storage Point; Parcel I. D. # 18-21-30-536-0000-0020; (Mike Pinter, Pinter Enterprises, Applicant, and Rick Blecha, Stillwater Technologies, Consultant); BCC District 4 – Henley; (16-20500032); (Brian Walker, Project Manager). (August 31, 2016 DRC meeting)
6. **ADVANCE LEARNING ACADEMY PRE-APPLICATION** – Proposed Site Plan for a private school and therapy center on 4.38 acres in the C-2 zoning district; located on the east side of S. US Highway 17-92 and Candace Drive; Parcel I. D. # 19-21-30-501-0000-012A; (Stacy Taylor, Applicant, and Matthew Cormia, Scott & Cormia, Consultant); BCC District 4 – Henley; (16-80000083); (Joy Giles, Project Manager). (August 31, 2016 DRC meeting)

## **DRC PROJECTS STARTING CONSTRUCTION**

None for District 4

## BOARD ITEMS



**Note:** Site locations are approximate

### PLANNING AND ZONING COMMISSION August 3, 2016

None for District 4

### BOARD OF COUNTY COMMISSIONERS August 9, 2016

None for District 4

### CODE ENFORCEMENT SPECIAL MAGISTRATE August 11, 2016

1. **1280 AMANDA ST** – Construction without the required permits. Tom Helle, Inspector. Order entered continuing case to the November 10, 2016 meeting.
2. **1550 SR 436** – Construction without the required permits. Tom Helle, Inspector. Findings of Fact entered giving the Respondent a compliance date of September 8, 2016, with a fine of \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.

**CODE ENFORCEMENT SPECIAL MAGISTRATE – Continued**  
**August 11, 2016**

3. **1160 ALBERTA ST** – Construction without the required permits. Tom Helle, Inspector. *Findings of Fact entered giving the Respondent a compliance date of September 8, 2016, with a fine of \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*
4. **7010 CITRUS POINT CT** – Construction without the required permits. Tom Helle, Inspector. *Findings of Fact entered giving the Respondent a compliance date of September 8, 2016, with a fine of \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*
5. **1225 WINDSOR AVE** – Construction without the required permits. Tom Helle, Inspector. *Findings of Fact entered giving the Respondent a compliance date of September 8, 2016, with a fine of \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

**BOARD OF ADJUSTMENT**  
**August 22, 2016**

6. **RONALD REAGAN BLVD. LOT 21A** – Request for a lot area variance from 1-acre to .8-acre in the A-1 (Agriculture) district for property located on the east side of Ronald Regan, approximately 330 feet south of Lake Ruth Drive, and more particularly known as Ronald Regan Blvd. Lot 21A; BV2016-51 (Indepjit Singh, Applicant) District 4 - Henley (Denny Gibbs, Project Manager)
7. **2519 EASTBROOK BLVD.** – Request for a front yard (west) setback variance from twenty-five (25) feet to zero (0) feet for a privacy fence in the R-1A (Single-Family Dwelling) district for property located on the west side of Eastbrook Boulevard, approximately 650 feet south of Howell Branch Road, and more particularly known as 2519 Eastbrook Boulevard; BV2016-54 (Gail Bowman, Applicant) District 4 - Henley (Matt Davidson, Project Manager)
8. **S. US HWY 17/92 (9905) – AFFILIATED VETERINARY SPECIALISTS** – Request to amend a Special Exception and Master Site Plan to construct a 4,400 square foot building addition for a veterinary clinic in the A-1 (Agriculture) district for property located on the east side of S. US Highway 17/92, approximately 600 feet north of the Orange County line, and more particularly known as 9905 S. US Highway 17/92; BS2016-04 (Dr. Jack Dehaan, Applicant) District 4 - Henley (Matt Davidson, Project Manager)

**BOARD OF COUNTY COMMISSIONERS**  
**August 23 2016**

Countywide Item:

**RELEASE OF PERFORMANCE BONDS** – Authorize release of five (5) various Performance Bonds for Roads, Streets, Drainage, Water and Sewer Systems; Countywide (Brian Walker, Project Manager) – *Approved*



**BOARD OF COUNTY COMMISSIONERS – Continued**  
**August 23 2016**

9. **NUISANCE ABATEMENT** – Issue a determination that the unoccupied buildings located at 1067 & 1071 Williams Street, Altamonte Springs, are a Public Nuisance and authorize the Building Official to: (a) serve Notice of this determination, pursuant to Sections 168.5 and 168.6, Seminole County Code; and (b) set a date for a "Show-Cause" public hearing, as prescribed in Sections 168.5-168.7, Seminole County Code. District 4 - Henley (Liz Parkhurst, Project Manager) – *Approved*

**CODE ENFORCEMENT BOARD**  
**August 25, 2016**

10. **520 QUEENSBRIDGE DR** – Junked, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport. Joann Tamulonis, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of September 9, 2016, with a fine of \$100.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

11. **110 DESOTO AVE** – Junked, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of September 9, 2016, with a fine of \$100.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

12. **416 N SUNDANCE DR** – Any other objectionable, unsightly, or unsanitary matter, substance or material tending by its existence and/or accumulation to endanger or adversely affect the health, safety, lives and/or welfare of the citizens of the County. Joann Tamulonis, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of September 9, 2016, with a fine of \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

13. **401 BASEWOOD LN** – The accumulation of junk. Dorothy Hird, Code Enforcement Officer. *Order Finding Compliance entered imposing a lien in the amount of \$3,150.00.*

14. **1067 WILLIAMS ST** – The remains or rubble of structure, which has been burned, stricken by other casualty or demolished. Dorothy Hird, Code Enforcement Officer. *The Board tabled the County's request to impose a lien in the amount of \$11,100.00 and continued this case to the October 27, 2016 hearing. The property was not in compliance at the time of the hearing.*

15. **1151 PINE ST** – Junked, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport. Dorothy Hird, Code Enforcement Officer. *Order Finding Compliance entered imposing a lien in the amount of \$4,300.00.*

16. **1121 MERRITT ST** – Junked, abandoned or inoperable vehicle(s) not kept within an enclosed garage or an attached carport. Dorothy Hird, Code Enforcement Officer. *Respondent complied prior to hearing.*